

MINUTES OF THE
EAST COVENTRY TOWNSHIP PLANNING COMMISSION
MEETING HELD ON MARCH 17, 2004
(Approved April 21, 2004)

The Planning Commission held their monthly meeting on Wednesday, March 17, 2004. Present for the meeting were Harold Kulp, Constance Megay, Roy Kolb, and Eugene Snyder. Also present was Mr. Brady Flaharty of ARRO Consulting, Inc.

Mr. Kulp called the meeting to order at 7:00 p.m. and the pledge was recited.

1. MINUTES

Mrs. Megay moved to approve the March 4, 2004 workshop meeting as presented. Mr. Snyder seconded the motion. The motion carried unanimously.

2. BETHEL CHURCH ROAD SUBDIVISION

Mr. Kim Kryder of Bursich Associates, Inc. was present. Mrs. Megay moved to recommend preliminary plan approval in accordance with draft resolution dated March 5, 2004. Mr. Snyder seconded the motion. The motion carried unanimously.

3. CALVARY BAPTIST CHURCH

Mr. William Conner of Conner and Smith Engineering, Inc. and Mr. David Bowman were present. Mr. Snyder moved to recommend preliminary plan approval in accordance with draft resolution dated March 2, 2004. Mr. Kolb seconded the motion. Mrs. Megay and Mr. Kulp opposed. Motion was a 2-2 vote with 1 member absent.

4. BLOSSOM MEADOWS II

Mr. David Rentschler of Commonwealth Engineers was present. Mrs. Megay moved to recommend waiver from Section 105.10 of the Driveway Ordinance to allow the driveways for Lots 5, 6, 23, and 24, which slope downward from the cartway (the roadway at the location of the driveway is constructed in a fill condition and is located at an elevation above the ultimate home location) to be constructed without either a drainage swale or pipe. Mr. Kolb seconded the motion. The motion carried unanimously.

5. PARKERFORD CHURCH OF THE BRETHREN

Mrs. Megay moved to accept for review preliminary plan for Parkerford Church of the Brethren. Mr. Kolb seconded the motion. The motion carried unanimously.

6. DAVID R. BISHOP SUBDIVISION

Mr. David Bishop and Mr. Herbert Henry were present. The Planning Commission discussed the sketch plan for the David R. Bishop subdivision dated March 9, 2004. The Planning Commission noted a waiver that will be required and recommended the applicant submit a final minor subdivision plan to the township.

7. NEUMAN SUBDIVISION

Mr. Pat Neuman and Mr. Edward Korab were present. The Planning Commission discussed the sketch plan for the Neuman subdivision dated February 2, 2004. The Planning Commission noted concerns regarding the length of the cul-de-sac and 30' cartway.

8. SHARP SUBDIVISION

Mr. Sharp was present. The Planning Commission discussed the sketch plan for the Sharp subdivision dated March 2, 2004. The Planning Commission noted building information would need to be included on the plan and recommended the applicant make official plan submission to the township.

ADDITIONAL ITEMS BROUGHT BEFORE THE COMMISSION

The next workshop meeting is scheduled for April 1, 2004 at 7:00 p.m.

ADJOURNMENT

Mrs. Megay moved to adjourn the monthly meeting at 7:45 p.m. Mr. Kolb seconded the motion. The motion carried unanimously.

Respectfully submitted,

Bonnie L. Frisco
Secretary